

Avenue Road, Gosport,
Hampshire, PO12 1JY

£275,000



Semi Detached House

Three Bedrooms

16'4 x 8'0 Kitchen / Breakfast Room

Gas Central Heating & PVCu Double Glazing

No Forward Chain

Well Proportioned Rooms

Two Reception Rooms

Four Piece Bathroom

Conveniently Located For Stoke Road & Its Facilities

023 9258 5588

6 Stokesway, Stoke Road, Gosport, Hants, PO12 1PE

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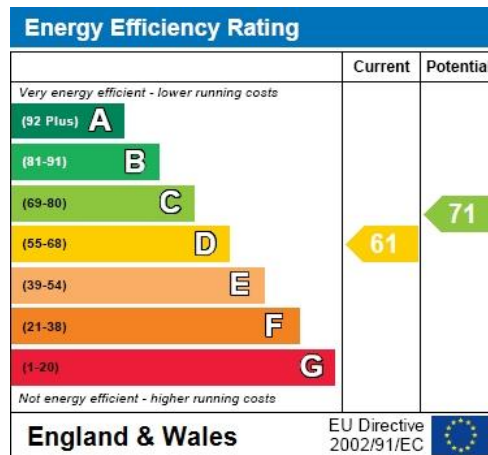


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Entrance Hall	Ornamental arch, PVCu front door, stairs to first floor, understairs storage cupboard.
Lounge	14'10" (4.52m) x 12'10" (3.91m) PVCu double glazed window, coved ceiling, ornamental ceiling rose, radiator, dado and picture rail, fire surround with cast iron inset with tiled feature.
Dining Room	13'10" (4.22m) x 13'11" (4.24m) Fitted cupboards to side of chimney breast, shelving unit, fire surround with marble hearth and cast iron inset, PVCu double glazed door to garden, picture rail, coved ceiling, ceiling rose, radiator.
Kitchen / Breakfast Room	16'4" (4.98m) x 8'0" (2.44m) Single drainer stainless steel sink unit, wall and base cupboards with worksurface over, built in oven and 5 ring gas hob with cooker extractor canopy over, integrated fridge/freezer, 2 PVCu double glazed windows, radiator, timber flooring.
Rear Lobby	Plumbing for washing machine, wall mounted Ideal gas central heating boiler, PVCu double glazed door to garden.
Bathroom	8'2" (2.49m) x 6'6" (1.98m) 4 piece white suite of corner bath, separate shower cubicle, low level W.C., pedestal hand basin, PVCu double glazed window, chrome heated towel rail, 1/2 tiled walls, fully tiled to shower area, ceramic tiled floor, extractor fan.
ON THE 1ST FLOOR	
Landing	Access to loft space with pull down loft ladder, PVCu double glazed window, radiator.
Bedroom 1	14'10" (4.52m) x 10'7" (3.23m) To Cupboards, PVCu double glazed window, fitted cupboards, picture rail, radiator.
Bedroom 2	13'10" (4.22m) x 12'8" (3.86m) To Chimney Breast PVCu double glazed window, 2 built in cupboards, radiator, picture rail.
Bedroom 3	10'6" (3.2m) x 7'10" (2.39m) PVCu double glazed window, radiator, picture rail.
OUTSIDE	
Front Forecourt	With wall and paving.
Rear Garden	Paved with shingle, timber shed, rear pedestrian gate.
Services	We understand that this property is connected to mains gas, electric, water and sewage.
Tenure	Freehold.
Council Tax	Band C.

Property Information

For information on broadband speed and mobile phone coverage for this property visit: <https://checker.ofcom.org.uk>
For flood risk information visit: <https://www.gov.uk/check-long-term-flood-risk>



Full Energy Performance Certificate
available upon request

Appointment

Date:

Time:

Person Meeting:

Viewing Notes

These particulars, whilst believed to be accurate, are set out as a general outline for guidance and do not constitute any part of an offer or contract. Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items.

All measurements are approximate. Floor Plans are obtained from a third party and may contain inaccuracies. Photographs are for guidance only and may change over the course of marketing. Information provided on lease terms, maintenance and ground rent have been provided by the vendor and you should ask your legal representative to confirm this information before exchanging contracts.